

GOVERNMENT OF ANDHRA PRADESH

ABSTRACT

Town Planning – Kovvada Annavaram Gram Panchayat (covered by the Master Plan of Bhimavaram Municipality) – Certain variation in the Master Plan - Change of land use from Agricultural use zone to Residential use in R.S.No.84 to an extent of Ac.4.26 Cents in Kovvada Annavaram Gram Panchayat (covered by Master Plan of Bhimavaram Municipality) - Draft Variation - Confirmed – Orders - Issued.

MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No. 347

Dated the 23rd May, 2009.

Read the following:-

1. G.O.Ms.No.951 MA., dated 27.11.1987.
2. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.3050/2007/R, dated 26.9.2007.
3. Government Memo. No.8816/H1/2007-1, Municipal Administration and Urban Development Department, dated 16.8.2007.
4. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.3050/2007/R, dated 26.9.2007.
5. Government Memo. No.8816/H1/2007-2, Municipal Administration and Urban Development Department, dated 17.10.2007.
6. From the Commissioner of Printing, A.P. Extraordinary Gazette No. 603-A, Part-I, dated 20.10.2007.
7. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.3050/2007/R, dated 20.4.2009.

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ORDER:

The draft variation to the Bhimavaram General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No. 951 MA., dated 27.11.1987 was issued in Government Memo. No. 8816/H1/2007-2, Municipal Administration and Urban Development Department, dated 17.10.2007 and published in the Extraordinary issue of A.P. Gazette No. 603-A, Part-I, dated 20.10.2007. No objections and suggestions have been received from the public within the stipulated period. The Director of Town and Country Planning, Hyderabad in his letter dated 26.9.2007, has stated that the Panchayat Secretary, Kovvada Annavaram Gram Panchayat has informed that the applicant has paid an amount of Rs.34,500/- (Rupees thirty four thousand five hundred only) towards development charges as per G.O.Ms.No.158., MA., dated 22.3.1996. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

**Dr.C.V.S.K.SARMA,
PRINCIPAL SECRETARY TO GOVERNMENT.**

To

The Commissioner of Printing, Hyderabad.

The Director of Town and Country Planning, Hyderabad.

The Regional Deputy Director of Town Planning, Rajahmundry, East Godavari District.

The Panchayat Secretary, Kovvada Annavaram Gram Panchayat (covered by Master Plan of Bhimavaram Municipality), West Godavari District.

The Municipal Commissioner, Bhimavaram Municipality), West Godavari District.

Copy to:

The individual through the Panchayat Secretary, Kovvada Annavaram Gram Panchayat (covered by Master Plan of Bhimavaram Municipality), West Godavari District.

The District Collector, West Godavari District, Eluru.

The Private Secretary to Minister for MA&UD.

SF/SC.

// FORWARDED :: BY ORDER //

SECTION OFFICER

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APPENDIX
NOTIFICATION

In exercise of the powers conferred by clause (a) of Sub - section (2) of section 15 of the Andhra Pradesh Town Planning Act, 1920 the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Bhimavaram Town, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No. 603-A, Part-I, dated 20.10.2007, as required by clause (b) of the said section.

VARIATION

The site in R.S.No.84 of Kovvada Annavaram Gram Panchayat (covered by the Master Plan of Bhimavaram Municipality) to an extent of Ac.4.26 Cents the boundaries of which are as shown in the schedule hereto and which is earmarked for Agricultural use zone in the General Town Planning Scheme (Master Plan) of Bhimavaram Town sanctioned in G.O.Ms.No. 951 MA., dated 27.11.1987 is designated for Residential use by variation of change of land use as marked "ABC&D" as shown in the revised part proposed land use map GTP No.24/2007/R which is available in Municipal Office, Bhimavaram Town, **subject to the following conditions; namely:-**

1. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. The change of land use shall not be used as the proof of any title of the land.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
7. The applicant shall comply the terms and conditions laid down in the Proceedings No.EE/GW/NDD/CB/IC2/1383M, dated 16.10.2008 issued by the Executive Engineer, I.D., Godavari Western Division, Irrigation Department, Nidadavole.
8. The applicant shall take site approval from the competent authority before commencing the development work after the change of land use approval by the Government.

SCHEDULE OF BOUNDARIES

North : Others land in S.No.83 under Agricultural use.
East : 20 feet wide canal bund.
South : 40 to 60 feet wide existing road.
West : 80 to 86 feet wide road.

Dr.C.V.S.K.SARMA,
PRINCIPAL SECRETARY TO GOVERNMENT.

SECTION OFFICER